

17. (SALE OF VACANT FEDERAL LAND, OBTAINED THROUGH USE OF BASE, LIEU LAND APPLICATION NO. 5012-B, SACRAMENTO LAND DISTRICT, SHASTA COUNTY, CURTIS M. ROCCA - S.W.O. 5785.)

After presentation of Calendar Item 11 attached, and upon motion duly made and unanimously carried, the following resolution was adopted:

THE COMMISSION CONFIRMS THE EXTENSION GRANTED BY THE EXECUTIVE OFFICER UNTIL FEBRUARY 28, 1957 FOR THE APPLICANT, CURTIS M. ROCCA, TO DEPOSIT \$36,448.85, AND THE EXTENSION UNTIL JUNE 30, 1957 TO DEPOSIT WITH THE COMMISSION A LIKE AMOUNT WHICH, TOGETHER WITH THE \$2,660.50 ON DEPOSIT WITH THE APPLICATION, WILL MEET THE APPRAISED PRICE FOR WHICH LOTS 1 AND 2 AND SW $\frac{1}{4}$ OF SW $\frac{1}{4}$ OF SECTION 14, T. 35 N., R. 1 E., SW $\frac{1}{4}$ OF SW $\frac{1}{4}$ OF SECTION 17, LOTS 9, 10, 11 AND 16 OF SECTION 18, T. 35 N., R. 2 E., LOT 2, NE $\frac{1}{4}$ OF NW $\frac{1}{4}$ AND W $\frac{1}{2}$ OF NE $\frac{1}{4}$ OF SECTION 7, T. 35 N., R. 4 E., AND LOT 10 OF SECTION 2, T. 35 N., R. 1 W., M.D.M., CONTAINING 532.10 ACRES IN SHASTA COUNTY, MAY BE SOLD.

Attachment

Calendar Item 11 (2 pages)

SALE OF VACANT FEDERAL LAND

11.

(SALE OF VACANT FEDERAL LAND, OBTAINED THROUGH USE OF BASE, LIEU LAND APPLICATION NO. 5012-B, SACRAMENTO LAND DISTRICT, SHASTA COUNTY, CURTIS M. ROCCA - S.W.O. 5785.)

An offer has been received from Curtis M. Rocca of San Francisco, California, to purchase Lots 1 and 2 and SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 14, T. 35 N., R. 1 E., SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 17, Lots 9, 10, 11 and 16 of Section 18, T. 35 N., R. 2 E., Lot 2, NE $\frac{1}{4}$ of NW $\frac{1}{4}$ and W $\frac{1}{2}$ of NE $\frac{1}{4}$ of Section 7, T. 35 N., R. 4 E., and Lot 10 of Section 2, T. 35 N., R. 1 W., M.D.M., containing 532.10 acres in Shasta County. This land may be obtained by the State from the Federal Government through use of base. The applicant made an offer of \$2,660.50, or \$5 per acre.

The Assessor of Shasta County has assessed contiguous land at \$2.50 per acre, plus merchantable timber.

Inspections and appraisals by a member of the Commission's staff on October 24 and 25, November 10, 11 and 12, 1955 and July 12, 1956 establish the value of the subject land at an average of \$142 per acre, or a total of \$75,558.20 including timber thereon.

Pursuant to the rules and regulations of the State Lands Commission, a letter was directed to the applicant under date of September 20, 1956, allowing 20 days from receipt thereof to deposit the additional amount of \$72,897.70, which, together with the \$2,660.50 received with the application would cover the appraised price at which the land and timber could be sold. Subsequent to the date of the aforesaid letter, information was obtained from the Federal Land Office that a protest to the State's indemnity selection application had been filed with the Bureau of Land Management by the Scott Lumber Company of Burney, California. Initially the protest had been dismissed by decision of the Manager of the U. S. Land Office in Sacramento and the Scott Lumber Company appealed said decision to the Director of the Bureau of Land Management in Washington, D. C.

In view of the pending appeal of Scott Lumber Company and the fact that a considerable period of time would be required by the Director's Office in Washington, D. C., to adjudicate the matter, the period during which the applicant could submit the amount to meet the appraised value was extended from time to time by the Executive Officer. Due to the substantial sum involved, agreement was reached with the applicant to deposit one-half of the remaining portion of the appraised price, or \$36,448.85, on or before February 28, 1957, or forfeit his application. Mr. Rocca deposited \$36,448.85 on February 26, 1957. A further extension until June 30, 1957 was allowed, during which time the applicant may perfect his application by the deposit of an additional sum of \$36,448.85. If on that date the total appraised price is not on deposit with the Commission, the application may be cancelled by the State.

SALE OF VACANT FEDERAL LAND 11. (CONTD.)

Deferment of the required payment for a limited period was arranged in view of the filing of the protest referred to, as there was no assurance at the time, nor is there any assurance to date, that the State's application will be granted final approval by the Bureau of Land Management. However, as a showing of good faith by the applicant, it was considered desirable that at least a portion of the required amount be deposited pending a decision on the appeal.

IT IS THEREFORE RECOMMENDED THAT THE COMMISSION CONFIRM THE EXTENSION GRANTED BY THE EXECUTIVE OFFICER UNTIL FEBRUARY 28, 1957 FOR THE APPLICANT, CURTIS M. ROCCA, TO DEPOSIT \$36,448.85, AND THE EXTENSION UNTIL JUNE 30, 1957 TO DEPOSIT WITH THE COMMISSION A LIKE AMOUNT WHICH, TOGETHER WITH THE \$2,660.50 ON DEPOSIT WITH THE APPLICATION, WILL MEET THE APPRAISED PRICE FOR WHICH LOTS 1 AND 2 AND SW $\frac{1}{4}$ OF SW $\frac{1}{4}$ OF SECTION 14, T. 35 N., R. 1 E., SW $\frac{1}{4}$ OF SW $\frac{1}{4}$ OF SECTION 17, LOTS 9, 10, 11 AND 16 OF SECTION 18, T. 35 N., R. 2 E., LOT 2, NE $\frac{1}{4}$ OF NW $\frac{1}{4}$ AND W $\frac{1}{2}$ OF NE $\frac{1}{4}$ OF SECTION 7, T. 35 N., R. 4 E., AND LOT 10 OF SECTION 2, T. 35 N., R. 1 W., M.D.M., CONTAINING 532.10 ACRES IN SHASTA COUNTY, MAY BE SOLD.